

**Weekly Status & Information Report:
Week of February 20, 2006**

1. Carroll / Westmoreland Avenue Site Tour and Development Visualization

(Wards 1 and 3): Weather permitting, on Saturday, February 25, at 11:00 am, ICG, the owner of properties at 7001 Carroll Avenue and the 7000 block of Westmoreland Avenue, will be illustrating the proposed height of a 80,000 square foot development using balloons. The owner-developer has been working with area organizations and is still in the informal pre-application design stage prior to submittals requesting design or construction approval. For more information, please contact Ilona Blanchard at (301) 891-7205 or ilonab@takomagov.org. *(Housing and Community Development)*

2. Takoma Metro Development: A public planning workshop concerning the proposed Takoma Metro development is scheduled for Saturday, March 4th, from 10 am to 4 pm at Trinity Episcopal Church, 7005 Piney Branch Road, NW, Washington, DC. Lunch and refreshments are provided. RSVP to Scott Kubly at skubly@wmata.com or 202-962-2677. For more information, see the City of Takoma Park's web page at TakomaParkMD.gov. *(Community & Government Liaison)*

3. Condo Bills: The State Delegates representing Montgomery County voted today on the condominium conversion bill the City of Takoma Park has been promoting. The vote was 12-12, so a second vote will be held on Friday, March 3. Eight other bills affecting condominium conversion are being heard by the General Assembly during this Legislative Session. For more information, contact Suzanne Ludlow, 301-891-7229 or SuzanneL@takomagov.org. *(Community & Government Liaison)*

4. Notice of Condominium Conversion (Ward 2): The City was advised that 7209 Flower Avenue, a 6-unit rental property will, at a future date, be converted to condominiums. The owner has sent a notification of the plans to Maryland's Secretary of State, as is required by the Maryland Condominium Act. The City has sent information to the tenants regarding their rights. *(Housing and Community Development)*

5. Rental Properties For Sale / Tenant Opportunity to Purchase (Wards 2, 5, and 6): The City has also been informed that the following properties are on the market for sale. 1) 7901 Lockney Avenue: a 6-unit property selling for \$595,000. Currently there is no contract. 2) 8312 Flower Avenue: a 6-unit property selling for \$535,000. Currently there is a contract on this property. 3) 7713 Carroll Avenue: a 3-unit property selling for \$515,000. Currently there is no contract. Tenants residing at all the properties have been sent information regarding their rights as tenants. *(Housing and Community Development)*

6. Street Resurfacing (Wards 1 & 6): The Engineer plans to begin the season's street restoration work in mid-March. The work will start with the milling and resurfacing of Park Avenue, Dogwood Avenue and Holton Lane. Residents will receive flyers notifying them of the work several days prior. *(Public Works)*

7. Storm System Inspection (Ward 6): TV inspection and cleaning has been started in Subbasin 1 (Ward 6 area along New Hampshire Avenue between University Blvd. and Ethan Allen Avenue.) Work is being performed by Video Pipe Service, Inc. *(Public Works)*

8. Stormwater System Repair (Ward 3): To address a drainage problem in the 7010-7012 area of Sycamore Avenue, the following work was done: replacement of the inlet throat, replacement of a section of sidewalks and alteration of a driveway apron (*Public Works*)

9. Watermain Replacement in 7000 block of Carroll Avenue (Wards 1 & 3): WSSC plans to complete the watermain replacement project by Monday evening 2/27/06. The resurfacing of the street will be planned to follow. The date is not yet known, but staff assumes it will be 4 to 8 weeks later. The replacement of the brick pavers removed for installation of service line connections will take place next week by the City's Contractor, VMP. The work will be paid for by WSSC. This week the project uncovered two leaking gas pipes at 7001 & 7003 Carroll Avenue. Washington Gas is currently investigating the situation to determine if further repair work is needed. (*Public Works*)

10. Takoma Park Poetry Series: The first in a series of poetry readings was held in the third floor atrium at the Community Center on Thursday, February 23. Hosted by the Takoma Park Poet Laureate and sponsored by the Arts and Humanities Commission, the event was well attended with approximately 25 people listening to the work of Kateema Lee and Poet Laureate Don Berger. The next reading is scheduled for Thursday, March 16 and will feature the work of Takoma Park poets Brian Gilmore and Kathleen O'Toole. (*Housing and Community Development*)

11. Photography Exhibit: An exhibition featuring the work of seven local photographers will be showcased at the Takoma Park Community Center during the month of March. Featured artists include O. Dasent, Shelley Jones, T.J. Mathews, Don Olson, Rob Rudick, Nicholas Sechler, and Ken Wyner. Hosted by the City of Takoma Park and the Takoma Park Arts and Humanities Commission, the "Photography is Alive and Well in Takoma Park" exhibition is organized by the artists and will be on view in the atrium of the Community Center from March 1 through March 31. An opening reception, providing the public with an opportunity to meet the artists, is scheduled for Friday, March 10, from 6 to 8 PM. (*Housing and Community Development*)

12. Upcoming Deadlines for County Historic Preservation Tax Credit Programs: Montgomery County's preservation tax credit program, designed to encourage the restoration and preservation of privately-owned structures recognized for their historical or architectural significance either individually or for contributing to a designated historic district, offers a credit against real property taxes in an amount equal to 10% of documented expenses for exterior maintenance, restoration or preservation work. The deadline to apply is April 1, 2006. For more information, contact the Historic Preservation Commission at 301.563.3400. Additional tax credits are available at the state and federal level. (*Housing and Community Development*)

13. Landlord-Tenant Affairs (Ward 1): On Tuesday, February 21, 2006, the City was successful in processing a municipal infraction citation in the District Court against Fred Korn Estate c/o Harry Levine, owner of 7102-7104 Maple Avenue for illegally increasing the rent on one of the rental units. The judge awarded the City \$500 plus court costs. Previously, COLTA had awarded the tenant a reimbursement of overcharged rent totaling \$8,500. The owner has filed an appeal to the COLTA decision in the Circuit Court, which will be heard at a future date. Jean Kerr, who monitors the rent stabilization program, testified on behalf of the City at the COLTA hearing and at the trial in District Court. (*Housing and Community Development*)

14. **City Newsletter:** The March issue of the City Newsletter will be delivered to the post office Friday, February 24 and should start arriving in residents' homes over the next few days. It is posted on the City web site:

<http://www.takomaparkmd.gov/news/newsletter/> (City TV)

15. **Officers in Meetings/Training:** Chief Creamer attended the C-SAFE oversight committee meeting and emergency preparedness meeting. Sgt. Gilbert and Cpl. Smith, of the COP team, attended bike and pedestrian safety training, sponsored by Prince George's County Police Special Operations. Sgt. Collington and Officers Gaskin and McLean attended pre-employment background investigations training. Lt. Cipperly and Ms. Dean participated in the interjurisdictional Domestic Violence Fatalities Review team meeting. (Police)

16. **D.A.R.E. Program:** The D.A.R.E. regional director attended some classes instructed by Ofc. Mitchell at Our Lady of Sorrows, as part of the program's regular review process. (Police)

17. **Crime Blotter (Wards 2 & 3):** Details related to the day laborer site and an on-going pattern of robbery in the southeastern part of the City continue. One arrest for drug possession was made at Fourth and Orchard Tuesday evening. (Police)